



The University Corporation
San Francisco State

Room ADM 361
1600 Holloway Ave
San Francisco, CA 94132

ucorp.sfsu.edu

Finance Committee Meeting

Tuesday, December 7, 2021

Via Zoom

Yvonne Bui
Gene Chelberg
Neil Cohen
Jay Orendorff
Jason Porth
Kal Salama

UCorp Staff:
Rosa Barragan
Maggie Woo
Anthony Victoria

Guests:

Mitch Hughes, Beacon Pointe
Felix Lin, Beacon Pointe

- I. Kal called meeting to order at 11:05am
 - current agenda & November 9, 2021, minutes reviewed & motioned/seconded (Neil/Yvonne) & unanimously approved

- II. Beacon Pointe's presentation by Felix
 - volatility definitely reflected during past month
 - Omicron variant impactful, affecting & complicating market
 - damaging economy/market due to government restrictions & resistance
 - supply chains affected; problem of supply vs demand already stretched
 - despite current volatility S&P up 22.3% for year-to-date
 - challenge to keep inflation within fed mandate & employment levels fulfilled
 - feds planning to complete asset purchasing program by mid-2022
 - noted that current BP portfolio is 'risk-on' though somewhat a little less than before, as market continues to go up
 - reduced risk of increase due to tax rate hike
 - continuing to always rebalance into small caps
 - looking at emerging markets
 - awaiting feds response to inflation

Mitch added that a lot of money moving out of fixed income supporting 'risk-on' approach & Felix' observation

Felix continued...

- sharing the observation that Carl is moving-out of real estate



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- mentioned possibility of Kimpact going public, although in talks with Goldman Sachs (ie., outright purchase vs. recapitalize on portfolio)
- provided overview of 11/30/2021 performance via reports, graphs & charts
 - looking at total composite, noted fiscal year-to-date is in a positive position, although not as rosy as prior year
 - relative to benchmark, all is good
 - net of fees, Boston Common doing well
 - other equities and fixed income performing well
 - alternatives need more time, as they really need to get up & running
 - summarily, portfolio is doing well – it's a positive fiscal year, thus far

Kal mentioned that regarding alternatives, returns are not always easy to interpret, and asked Felix to provide further clarification

Felix further explained that real estate funds are presented by vintage year

- Kimpact Evergreen is an open-ended fund
- Kairos VI and VIII are more traditional funds
- explained Commons on non-marketable securities overview relative to real estate
- it is critical to look at IRR similar to time-weighted returns
 - should be higher than equity/fixed income in public markets

Kal thanked Beacon Pointe for their concern & effort which continues to yield good results

Meeting adjourned at 11:41am by Kal